2020 Cambridge Watershed Site Monitoring Program Report

March 2021

Introduction

The Cambridge Watershed Site Monitoring Program Report is a summary of the site monitoring, outreach, and review efforts of the Cambridge Water Department (CWD)'s Watershed Management Division. Through the Site Monitoring Program, CWD identifies possible sources of contamination in the 24 square mile surface water supply watershed, seeks mitigation of impacts through the implementation of Best Management Practices (BMPs), and explores opportunities to realize improvements to watershed water quality. The Cambridge surface water supply watershed encompasses land and water bodies in the municipalities of Cambridge, Lexington, Lincoln, Waltham, and Weston. This report contains status updates, as well as locational maps, for sites of interest throughout the watershed and surrounding areas in 2020.

Completed Projects

Seventeen (17) maintenance, new and redevelopment, redevelopment, restoration, and utility projects located within the Cambridge surface water supply watershed were completed during 2020 (Table 1 and Figure 1). Redevelopment projects were the most common type of project completed in 2020 (7 of 17), followed by projects comprised of both new and redevelopment (5 of 17). Waltham had the most sites where construction ended in 2020 (7), followed by Weston and Lexington (5 each). There were no construction projects in Lincoln that ended in 2020. See Appendix A for individual project descriptions and a summary of monitoring activities performed by CWD at each site.

Table 1: Projects completed in 2020 by type

Development Type	**Lexington**	**Lincoln**	**Waltham**	**Weston**	**Total**
Maintenance	1	0	0	0	**1**
New and Redevelopment	2	0	1	2	**5**
Redevelopment	2	0	4	1	**7**
Restoration	0	0	0	2	**2**
Utility	0	0	2	0	**2**
Total	**5**	**0**	**7**	**5**	**17**

Projects Under Construction

Seventeen (17) sites were under active construction as of December 31, 2020 (Table 2 and Figure 1). Most sites were redevelopment projects (7) or a combination of new and redevelopment (5). Four new developments were under construction in 2020. Weston had the greatest number of sites under construction at the end of 2020 (7) followed by Waltham (5), and Lexington (3). Two

projects were under construction in Lincoln at the end of 2020. Although Weston had the greatest number of active construction sites in 2020, five of the seven projects occurred at single family homes that were smaller in size and less complex than the other active construction sites in the watershed (Figure 1 and Appendix B). Conversely, while there were only two active construction sites in Lincoln as of the end of 2020, both projects were large projects to build new schools (Figure 1 and Appendix B). All sites under construction in Waltham at the end of 2020 were commercial or large-scale residential projects. The three projects under construction in Lexington at the end of 2020 were a high school athletic complex, a commercial redevelopment project, and a utility project. The utility project will be complete once the erosion control measures are removed upon site stabilization. See Appendix B for individual project descriptions and a summary of monitoring activities performed by CWD at each site.

Table 2: Projects under construction as of December 31, 2020 by type

Development Type	**Lexington**	**Lincoln**	**Waltham**	**Weston**	**Total**
New and Redevelopment	2	1	1	1	**5**
New Development	0	1	0	3	**4**
Redevelopment	0	0	4	3	**7**
Utility	1	0	0	0	**1**
Total	**3**	**2**	**5**	**7**	**17**

Stable Sites

In 2020, CWD performed monitoring activities for 16 sites that were categorized as stable as of December 31, 2020 and did not undergo construction in 2020 (Table 3; Figure 1 and Figure 2). Examples of monitoring activities at these sites include inspections of projects completed in previous years to evaluate BMP performance and permit compliance, review of current or proposed maintenance activities, review of groundwater monitoring reports, and investigation of potential pollution sources. See Appendix C for project descriptions at the stable properties for which CWD performed site monitoring activities in 2020.

Table 3: Stable sites with CWD site monitoring activity in 2020

Development Type	**Cambridge**	**Lexington**	**Lincoln**	**Waltham**	**Weston**	**Total**
Aquatic Management	0	0	0	1	1	**2**
Maintenance	0	1	0	0	0	**1**
Monitoring	3	0	0	1	1	**5**
New and Redevelopment	0	0	0	1	0	**1**
Redevelopment	0	0	0	0	1	**1**
Restoration	0	1	0	0	0	**1**
ROW Spraying	0	0	0	1	3	**4**
Utility	0	1	0	0	0	**1**
Total	**3**	**3**	**0**	**4**	**6**	**16**

Proposed Projects

Thirty-two (32) projects were in the planning or permitting stage as of December 31, 2020 (Table 4; Figure 1 and Figure 2). Weston (12) and Waltham (10) had the greatest number of proposed projects. Redevelopment was the most frequent project type (10). Four additional projects were a combination of new and redevelopment while eight of the proposed projects were entirely new development. See Appendix D for a list of project descriptions and CWD monitoring activities performed for each site.

Table 4: Projects in planning or permitting as of December 31, 2020

Development Type	**Cambridge**	**Lexington**	**Lincoln**	**Waltham**	**Weston**	**Total**
New and Redevelopment	0	0	1	0	3	**4**
New Development	0	2	1	2	3	**8**
Redevelopment	2	0	0	6	2	**10**
Restoration	0	0	0	0	1	**1**
Septic	0	0	3	0	1	**4**
Utility	0	0	1	2	0	**3**
Wastewater Treatment	0	0	0	0	2	**2**
Total	**2**	**2**	**6**	**10**	**12**	**32**

Project Review and Communications Summary

In the course of reviewing proposed developments, CWD submitted 22 comment letters to state and local permitting authorities in 2020 (Table 5). These comment letters summarized the findings of CWD reviews and were a mechanism by which CWD ensured proposed development projects complied with regulations protecting the water supply. CWD submitted most of these letters (19) to local Conservation Commissions who were responsible for implementing the Wetlands Protection Act. As of 2019, comment letters are reviewed by the Cambridge Law Department before their submittal. In addition to submitting written letters, CWD staff attended nine local Conservation Commission public hearings and one local Board of Health hearing in 2020 (Table 6).

Table 5: Number of written comment letters submitted by CWD in 2020 by project location and regulatory authority

Regulatory Authority	**Lexington**	**Lincoln**	**Waltham**	**Weston**	**Total**
Board of Health	0	0	0	1	**1**
Conservation Commission	3	2	7	7	**19**
MassDEP	0	0	1	0	**1**
Zoning Board of Appeals	0	0	0	1	**1**
Total	**3**	**2**	**8**	**9**	**22**

Table 6: Number of public hearings attended by CWD staff in 2020 by project location

Regulatory Authority	**Lexington**	**Lincoln**	**Waltham**	**Weston**	**Total**
Board of Health	0	0	0	1	**1**
Conservation Commission	3	0	4	2	**9**
Total	**3**	**0**	**4**	**3**	**10**

In 2020, CWD staff also engaged in 240 project communications to monitor development activities in the watershed (Table 7). These communications included review of project reports; in-person and virtual meetings with watershed stakeholders and property developers; and phone and email correspondences with property managers, permit applicants, and municipal and state regulatory staff. The purpose of these communications was to:

- Discuss proposed development projects in the Cambridge watershed, deliver CWD feedback on project designs with respect to regulations pertaining to public water supplies, and discuss general watershed protection BMPs;
- Learn about updates to proposed and ongoing projects in the watershed;
- Follow-up on problems observed by or reported to CWD, such as erosion control failures or potential sources of pollution;
- Ensure that previously observed issues were resolved;
- Review monitoring reports generated by sites in the watershed, such as groundwater monitoring results from parcels regulated by the Massachusetts Contingency Plan (MCP), to check that restored and remediated areas continued to improve as expected and did not pose a threat to the water supply;
- Review annual site maintenance reports and Stormwater Pollution Prevention Plan (SWPPP) reports generated by sites to confirm that site management and construction practices did not imperil the water supply.

Table 7: CWD site monitoring communications in 2020 by location and type

Communication Type	**Cambridge**	**Lexington**	**Lincoln**	**Waltham**	**Weston**	**Total**
Meeting	0	1	1	1	6	9
Phone/Email/Report	24	31	21	92	63	231
Total	**24**	**32**	**22**	**93**	**69**	**240**

Site Inspections

CWD performed 12 site inspections in 2020, nine of which were to inspect active construction sites (Table 8). However, CWD also completed three inspections of stable sites to check that sites were being managed appropriately. CWD identified problems in one third (4 of 12) of site inspections performed in 2020 (Table 9). Most issues were minor erosion or sedimentation control failures at construction sites and were resolved quickly. All issues identified by CWD in 2020 were resolved within the year (Table 9). In addition to the inspections summarized below, CWD employs two fulltime watershed caretakers who regularly patrol the watershed to identify activities that may require further CWD investigation.

Table 8: CWD site inspections in 2020 by location and type

Visit Type	**Lexington**	**Lincoln**	**Waltham**	**Weston**	**Total**
Construction	3	1	4	1	**9**
Stable	0	0	0	3	**3**
Total	**3**	**1**	**4**	**4**	**12**

Table 9: CWD site inspection results in 2020 by location

Location	**Total Number of Inspections**	**Inspections Where Problems Identified**	**Problems Resolved**
Lexington	3	0	Not applicable
Lincoln	1	0	Not applicable
Waltham	4	3	3
Weston	4	1	1
Total	**12**	**4**	**4**

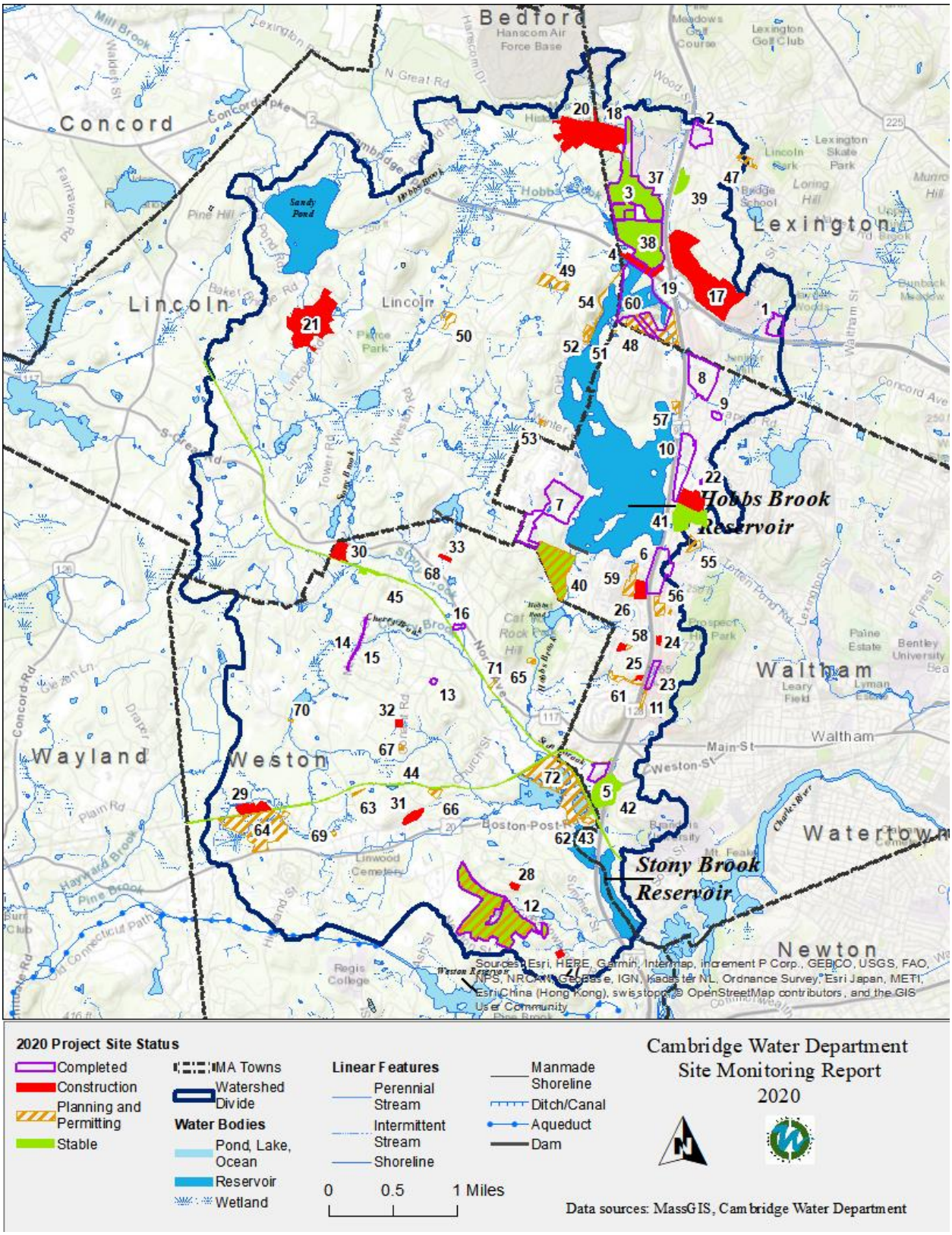

Figure 1: Cambridge watershed project sites of interest in 2020 in Lincoln, Lexington, Waltham, and Weston. Parcel number labels in Figure 1 correspond to the map numbers assigned to each project in Appendices A through D.

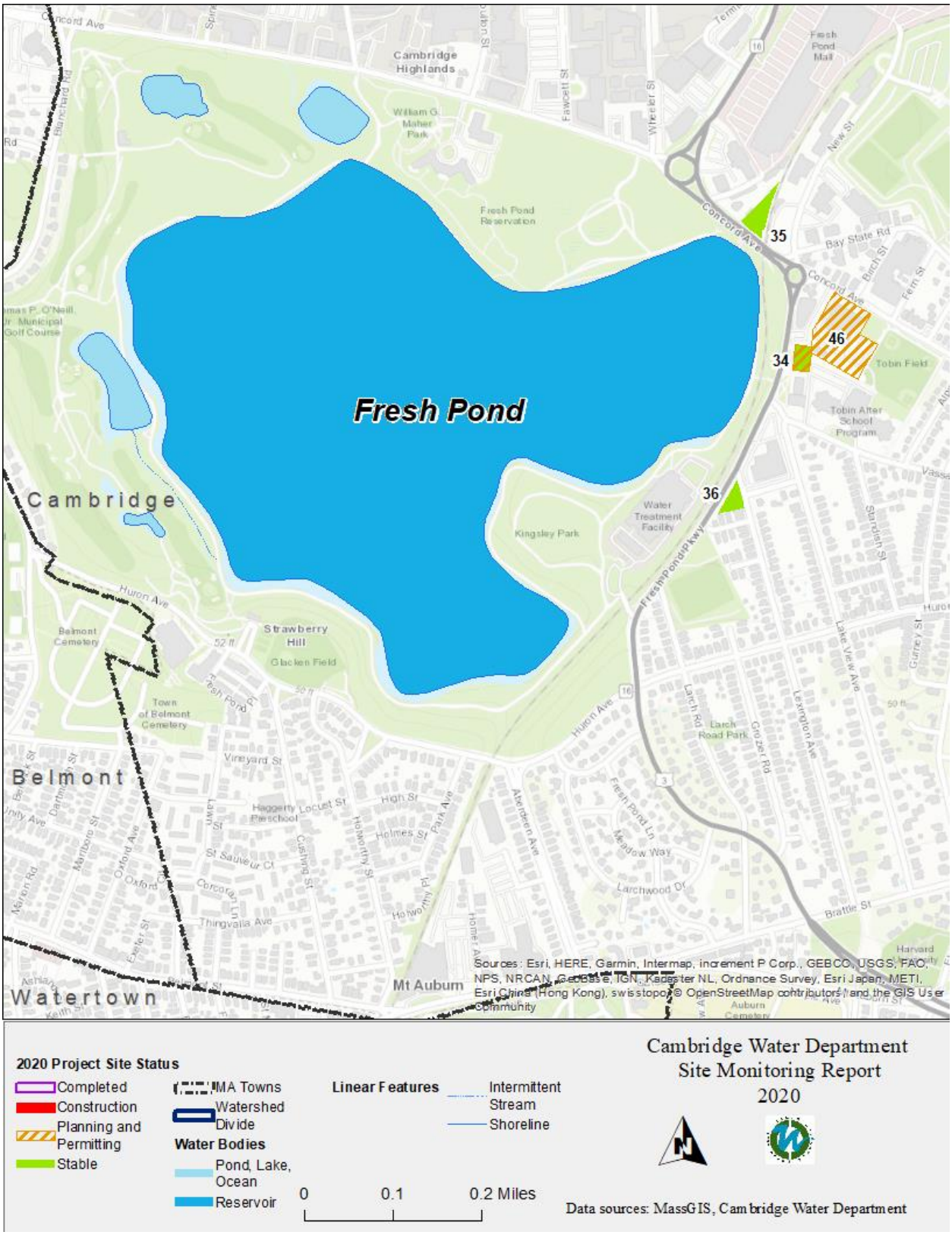

Figure 2: Sites of interest in 2020 near Fresh Pond Reservoir in Cambridge. Parcel number labels in Figure 1 correspond to the map numbers assigned to each project in Appendices C and D.

Appendix A

Projects Completed in 2020

Site Monitoring Report

Projects Completed Between 1/1/2020 And 12/31/2020

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
Lexington				
1	Redevelopment	0	0	0
65 Hayden Ave	New Laboratory/Office Building and Parking Garage This project constructed an office/lab building and 1,000+ car parking garage, realigned an existing road to increase the setback from a wetland, and constructed a stone dust parking area for trailhead parking. The construction took place at 45, 55, 65, and 75 Hayden Ave. However, nearly all the construction took place on the 45 and 55 Hayden Ave portions of the site which do not drain to the Cambridge watershed. A small portion of the site in the northwest corner the project does drain to the Cambridge watershed.			
1	Redevelopment	0	1	3
65 Hayden Ave	Nitrogen Tank Installation The project installed a 6,000-gallon tank for liquid nitrogen, along with an associated vaporizer and electrical equipment on a concrete pad. The tank, pad, and equipment installation occurred in an area that was previously lawn. The pad is 16ftx30 ft and has a crushed stone apron along the sides and surrounded by fencing. There is not a projected increase in stormwater runoff. Drainage from the project will run to an existing detention and infiltration basin that discharges to a wetland bordering a tributary to the bordering a tributary to the water supply.			
2	New and Redevelopment	0	0	2
7 Crosby Road	New Elementary School The project involved the demolition of an old school and construction of a new school at the site. The project increased impervious area by 88,682 sq. ft. The new access drives and parking areas consist of traditional impervious pavement and porous asphalt. The new stormwater management system consists of deep sump hooded catch basins and proprietary water quality units for pre-treatment and bio-retention basins, subsurface infiltration bases, and the porous pavement for primary treatment and groundwater recharge.			
3	New and Redevelopment	0	0	3
443 Lincoln St	Homes at Hobbs Brook subdivision This property previously had an auto body shop and single-family home and was redeveloped into a residential subdivision. The project removed a septic system and placed the new houses on town sewer. The projected reduced impervious area within the Riverfront Area of a tributary to Hobbs Brook Reservoir. The applicant needed to apply for an Amended Order of Conditions from the Lexington Conservation Commission because the builder constructed too much pavement and added unpermitted roof overhangs. The contractor was required to remove excess pavement and provided calculations confirming that the house drywells would handle the excess water from the additional roof area.			
4	Maintenance	0	0	2
Eversource ROW 8-3 Tracer Ln to Marrett Rd	Access Road Maintenance Eversource performed maintenance of the gravel access roads along ROW 8-3 in Lexington. Portions of the gravel roads cross CWD property. The project involved refreshing gravel in areas where the roads were already gravel and grubbing the sides of the roads where vegetation had begun to encroach onto the road. No work occurred within 400 feet of Hobbs Brook Reservoir or within the 200-foot Riverfront Area of its tributaries.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
Waltham				
5	Redevelopment	0	0	6
40 Green St	Rock Processing and Soil Storage The 40 Green Street site was used to store soils and to process and store rocks from a construction project at 225 Wyman Street.			
6	Redevelopment	0	1	8
I-95 and Third Ave	Third Avenue Ramp Improvements The project re-configured the intersection of Third Avenue and I-95 to improve traffic flow and improve northbound access to I-95 from Third Ave. Part of the project drains to the Cambridge watershed. The project increased the area draining to a stormwater basin that discharges to the Hobbs Brook Reservoir by 0.36 acres and but decreased impervious cover by 0.14 acres. The area of the project draining to Stony Brook decreased by 0.59 acres and impervious cover slightly increased (131 sq. ft). Water quality treatment improvements included new deep sump hooded catch basins, infiltration swales, cleaning of an existing stormwater basin, and increasing the basin size to accommodate the 1-inch water quality volume.			
7	Redevelopment	0	0	1
900 Winter St	Reservoir Woods West Campus This project redeveloped open parking lots and a stormwater basin into buildings, a parking garage, and a small amount of surface parking. The new drainage system includes deep sump catch basins, proprietary water quality units, a wet basin, and a subsurface infiltration system.			
8	Redevelopment	0	0	0
200 Smith St	Exterior building improvements The applicant created an exterior fenced in area in the existing southern parking area. This project also included removing vegetated islands and part of a grass swale. However, other parking islands increased pervious area by 75 sq. ft. The project also included a new generator, tank, and loading dock outside the 200-foot setback (Zone A) of the nearby tributary.			
9	New and Redevelopment	0	1	2
1430 Trapelo Rd	J-1 Modifications: New Regulator and Associated Facilities The project consisted of the installation of a new pressure regulator and associated facilities at the existing meter station site. Previously, runoff leaving the site's impervious surfaces did not receive stormwater treatment. The new access drive to the facility uses porous pavement rather than traditional pavement.			
10	Utility	1	0	11
404 Wyman St	Sewer Pump Station and Force Main This project constructed a pump station and sewer connection to a gravity main on Wyman Street. This work was to address a longstanding problem of sewage overflows to the Hobbs Brook Reservoir due to a kink in the old sewer main. With the pump and connection to the gravity main in place, the problematic old sewer line under was abandoned. The project involved disturbing and restoring wetland areas.			
11	Utility	0	0	2
Tower Rd and Wyman St	Pipeline Maintenance and Repair Algonquin Gas performed maintenance and/or repair work to address an anomaly in the pipeline.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
Weston				
12	Redevelopment	0	1	3
275 Meadowbrook Road	Practice Green Upgrades This project redeveloped an area consisting of a practice green, gravel parking lot, and material handling storage bin area into a new practice green. The project reduced impervious cover and restored natural vegetation within a 25-foot buffer of a small irrigation pond that drains to downgradient areas that contribute to the Cambridge water supply.			
13	New and Redevelopment	0	1	1
15 Pinecroft Road	Raze and rebuild single family home The project demolished and rebuilt a single-family home. The project increased impervious area by 3,495 square feet. Although not subject to the stormwater standards under the Wetland Protection Act (single family home exemption), the project added two drywells to infiltrate roof runoff to mitigate the impact of the increase in impervious cover. The project also added a 160-foot vegetated buffer between the driveway and wetland. The septic system was sited more than 200 feet away from a nearby stream, complying with required setbacks to tributaries to water supplies.			
14	New and Redevelopment	1	0	1
Merriam St (Aberdeen Rd to Bemis St)	Merriam St Sidewalk Project The project added a sidewalk on Merriam St between Aberdeen Rd and Bemis St. Due to new curbing, the existing country drainage system switched to a more concentrated discharge. This the runoff is now treated with a water quality unit prior to discharge into Cherry Brook.			
15	Restoration	0	0	3
Merriam St at Cherry Brook	Merriam St Culvert Replacement Project This project replaced a culvert under Merriam Street with a larger box culvert. The old culvert was upsized from a 3.5'x3' box culvert to a 5'x5' box culvert.			
16	Restoration	1	0	2
276 North Ave	Addressing Wetlands Violations Stony Brook passes through the back side of this property. The property owner restored areas that had become degraded and filled.			

*Hearings for which CWD staff both attended and submitted written comments were tallied as a single count

Appendix B

Projects Under Construction as of December 31, 2020

Site Monitoring Report

Projects Under Construction

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
Lexington				
17	New and Redevelopment	1	1	2
200 - 500 Shire/Patriot Way	400 Shire Way Building Addition The project proposes to construct a 3-level manufacturing building on an existing parking lot. The overall amount of parking spaces will decrease by 69 spots but impervious cover will increase by about 3,700 square feet. However, no increase in impervious cover is proposed for within the 100-foot wetland buffer zone. Only a small amount of the project crosses the 100-ft wetland buffer zone. New and existing roof runoff from the 400 Shire Building will be routed to a subsurface infiltration system. Stormwater treatment for non-roof areas will be provided by water quality units, deep sump hooded catch basins, and extended dry detention basins.			
18	New and Redevelopment	2	0	6
758 Marrett Road	New sports complex The new sports complex will consist of a new track, playing fields and courts, and associated facilities. The athletic complex will be constructed on the site of the old Minuteman Tech high school building and playing fields. Stormwater from paved areas will be treated with deep sump catch basins and water quality units prior to discharge into playing field infiltration systems and/or the northern or eastern wetlands. The playing fields have under-field infiltration systems, which will meet the infiltration requirements for the site. Any uninfiltrated water will discharge into the northern or eastern wetlands. A portion of the project is occurring on land in Lincoln.			
19	Utility	0	0	1
Route 2 Eversource / MassDOT	New underground electric conduit Eversource and Green Mountain Energy are constructing a new underground electric conduit, which was installed using Horizontal Directional Drilling (HDD). All work is proposed for within the DOT right of way, no work is proposed on CWD property. Most of the work has been completed.			
Lincoln				
20	New Development	0	0	7
758 Marrett Rd	Construction of New School and Athletic Complex Construction of a new school on the location of the old track, playing fields, and wooded areas in Lincoln has been completed. Work to build a new athletic complex in Lexington and Lincoln, described in the Lexington section above, is ongoing.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
21	New and Redevelopment	1	1	2
1-8 Ballfield Road	Brooks and Smith Schools Renovation			
	The project is a renovation of the Brooks and Smith Schools, including building additions and increasing widths of existing roadways and walkways. The project will result in an increase in disturbance and impervious cover in the Riverfront Area of Stony Brook as well as within the 100 ft wetland buffer zone. The total increase in impervious cover for the whole project is 89,400 sq. ft. Under existing conditions, runoff from parking areas and driveways runs overland without treatment into Stony Brook and its surrounding wetlands or flows through a PVC pipe system to Stony Brook. Under proposed conditions, stormwater from the impervious parking lots and driveways will be treated using deep sump hooded catch basins and water quality units or bioretention basins. The project includes a subsurface infiltration basin and detention basins for infiltration and minimizing peak runoff rates. Some of the walkways are also proposed to be constructed out of porous pavement to maximize infiltration. In addition, two of the parking areas will have solar canopies connected to an underdrain infiltration system.			
Waltham				
22	New and Redevelopment	1	0	2
225 Wyman St	Office park redevelopment and parking garage			
	The project will demolish two office buildings and replace them with a new office building and parking garage. The proposed stormwater system will include deep sump catch basins with oil trap hoods, proprietary water quality units, and infiltration and detention systems.			
23	Redevelopment	0	0	3
235 Bear Hill Road	Repave and Reconfigure Parking Lot			
	The project includes interior building renovations and repaving the 3-tiered parking area. The site currently does not have stormwater treatment and no new treatment is proposed. Although some areas of the parking lot are new, unnecessary pavement will be removed for a net decrease in impervious cover and a decrease in flow to the municipal sewer system. The net decrease in impervious cover is 2.3%.			
24	Redevelopment	0	0	5
300 Third Ave	Office Building and Garage Redevelopment			
	This project is redeveloping the site into an upgraded office building. Although the project will increase the total number of parking spaces from 74 to 433, the new parking spaces would be housed in covered garages. Surface parking will be reduced to only 33 spots. The site currently does not have modern stormwater treatment. Once construction is complete, runoff from the roof will discharge to a subsurface infiltration system. Stormwater from the surface parking and front driveway will be treated with water quality inlets or units and then also routed to the subsurface infiltration unit. Stormwater in the southern end and rear of the building will be managed with permeable pavers and a gravel strip and level spreader.			
25	Redevelopment	2	1	19
341 Second Ave	Broadstone Watch City Condo Development			
	The project is a redevelopment of an existing vacant industrial/commercial site into condos. Stormwater under existing conditions is untreated. After construction is complete, the stormwater will be treated using deep sump catch basins, a subsurface infiltration system, and proprietary water quality units. Because the project requires extensive dewatering during construction, and the water from construction dewatering will discharge to an Outstanding Resource Water, the applicant received approval from the Massachusetts Department of Environmental Protection (MassDEP) to discharge under the U.S. Environmental Protection Agency's (EPA) Remediation General Permit. CWD receives regular water quality reports on the site effluent.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
26	Redevelopment	0	1	5
80 Second Ave	Utility Upgrade and Pavement Sealing and Repainting			
	The southern part of the site is being redeveloped with work that includes upgrading utilities, replacing a sewer line, sealing the pavement, and adding a water quality treatment swale.			
Weston				
27	New and Redevelopment	0	0	1
104 Meadowbrook Road	New Single-Family Home			
	The project will involve removing an existing single-family structure and building a new, larger single family home. Some of the construction will occur in the 100-foot buffer zone but will include a stormwater management system that includes a subsurface infiltration system. The project also includes a replacement septic system that will be an upgrade but not an increase in size. It is located within the Zone A but is setback to almost the edge of the property line.			
28	New Development	0	0	1
45 Hidden Rd	New Single-Family Home			
	The project is construction of a new single-family home.			
29	New Development	0	1	3
52 Gun Club Lane	New Single-Family Home and Driveway			
	The project is construction of a new single-family home and driveway. Runoff from the proposed driveway will be treated by two grass lined infiltration basins fed by a swale. There are also subsurface infiltration basins to infiltrate roof runoff.			
30	New Development	0	1	5
576 North Ave	Flexible Subdivision			
	This project is a 6-unit subdivision on a site that currently has one house, a barn, and open space. The project will result in an additional 39,188 sq ft of impervious area. There is a wetland southeastern portion of the site that borders Stony Brook. However, there is no Zone A on site. The proposed new septic systems and lines are also outside the 100 foot wetland buffer zone. The proposed stormwater management system for the subdivision road will drain to a catch basin that routes to a water quality unit and into a subsurface infiltration system. The subsurface system overflows to a level spreader. Each proposed house will also have a subsurface leaching galley system for the roof drains.			
31	Redevelopment	0	0	1
Boston Post Road (Fiske Lane to School Street); Church Street (Boston Post Road to Town House Road); Town House Road	Weston Town Center Improvement Project			
	This Town of Weston project is to improve the Weston Town Center area. The improvements include full depth pavement, new sidewalks, parking spots, and green space. The Church Street and Town House Road portions of the project include micro-milling and overlay of the pavement and additional parking. Overall, the project will reduce impervious areas by 2,450 sq. ft. Stormwater from the roadways currently discharges via catch basins and otherwise receives no treatment. After the project, roadway stormwater will receive 80% total suspended solids (TSS) removal for the first 1" of rain from deep sump hooded catch basins and proprietary water quality units. Stormwater from proposed park, roof, and pedestrian pavement will discharge to leaching basins for infiltration.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
32	Redevelopment	0	0	1
146 Conant Road	Replacement Single Family Home			
	The project will redevelop the site to replace an existing single-family home and add a pool. There will be an overall increase in impervious area, but a decrease in impervious cover in the 100-foot wetland buffer zone and 25 foot "no disturb" zone. Stormwater will be mitigated with a green roof, porous pavement driveway, and rain garden. The new home will use the existing septic system but will improve the system with a new septic tank and pump chamber. Although in the Zone A, the septic system is located as far back from the intermittent stream as possible.			
33	Redevelopment	0	0	1
416 Conant Road	Septic System Upgrade			
	This project will replace a cesspool at a single-family home with a septic system consisting of a septic tank, pump chamber, and soil absorption system. All three components are within 100 ft of a wetland bordering a tributary to a water supply, but the setback distances have been maximized. The septic tank will be monolithic. All pipe connections will be watertight.			

*Hearings for which CWD staff both attended and submitted written comments were tallied as a single count

Appendix C

Stable Sites with CWD Monitoring in 2020

Site Monitoring Report

Stable Sites Between 1/1/2020 And 12/31/2020 with CWD Review

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communications
Cambridge				
34	Monitoring	0	0	5
343 Fresh Pond Parkway	Monitoring of petroleum compounds and metals from soil contamination Mobile Station #1405 continues to monitor groundwater and soil contamination from petroleum discovered during an underground storage tank (UST) replacement in 1987. Since this time, additional release tracking numbers (RTNs) have been assigned and linked to the primary RTN for the petroleum release. Currently, there is no active treatment, only monitored natural attenuation (MNA). MNA samples are analyzed for VPH and target analytes, EPH, target PAHs, VOCs and/or total or dissolved metals semi-annually to quarterly. Three monitoring wells included in the program exist between the Fresh Pond Reservation Perimeter Road and the bike path to ensure that contamination from the site does not affect the drinking water supply. No groundwater samples from Fresh Pond Reservation exceeded the Massachusetts Contingency Plan Method 1 GW-1 Groundwater Standards in 2020.			
35	Monitoring	0	0	7
515 Concord Ave	Monitoring of petroleum compounds from soil contamination The Sunoco Service Station discovered groundwater and soil contamination from petroleum during an Environmental Site Assessment in April 2000. The petroleum source is presumed to be from a a UST. The current remediation strategy is monitored natural attenuation (MNA). The site is currently in Post-Temporary Solution Operation, Maintenance and Monitoring phase. All groundwater results collected from wells located between Fresh Pond Parkway and Fresh Pond Reservoir had concentrations of VPH, EPH, and PAH analytes below the detection limit except for one sample collected on November 18, 2020. One PAH compound was detected (Phenanthrene at 0.199 ug/l). However, this analyte was also found in the associated method blank so there may have been a problem with the measurement.			
36	Monitoring	0	0	2
260 Lexington Ave `	VPH Monitoring from petroleum contamination Fresh Pond Shell monitors groundwater for VPH compounds. This monitoring is due to historic petroleum contamination, presumably from the gas USTs and/or gas station operations. The contamination was discovered during utility work in the 1980s and during UST tank replacements in 2012. Groundwater samples collected from monitoring wells on Fresh Pond Reservation in 2019 were below the detection limit for all VPH compounds analyzed. No samples from these wells were collected in 2020.			
Lexington				
37	Restoration	0	1	4
Lincoln St	Knotweed Control CWD staff observed knotweed growing along the property line of a parcel owned by Cambridge for watershed protection. To curb the spread of the invasive plant, CWD began a cut and daub herbicide treatment program of the knotweed stems. The herbicide was applied to knotweed both on the CWD property and on the abutting property with permission from the abutter.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communications
38	Utility	0	0	2
Eversource ROW 8-3 Lincoln St to Marrett Rd	New Conduit Installation with HDD This project installed new distribution line cables along an Eversource easement. The cable installation involved using horizontal directional drilling (HDD) to go under Hobbs Brook. A portion of the project occurred place on an easement along CWD property. The work initially began in 2018 without necessary permits. As such, the project also involved an Enforcement Order from the Lexington Conservation Commission mandating restoration of land damaged in the Riverfront Area. Monitoring of the restoration will continue through 2021.			
39	Maintenance	0	0	5
I-95 Rest Stop Northbound, near exit 30A	Voluntary SWPPP The I-95 Lexington rest stop has had ongoing maintenance issues. MassDOT agreed to a voluntary stormwater pollution prevention plan (SWPPP) and has submitted SWPPP reports to CWD since at least 2008. Catch basin outfalls from the site discharge upstream of a tributary to Hobbs Brook Reservoir. MassDOT is responsible for maintenance of the Stormwater infrastructure, McDonald's restaurant for certain pavement and dumpster areas, and the Gulf gas station for the fueling pad and gas station-related spills. Currently, a site inspector sends out bi-monthly SWPP reports of site conditions.			
Waltham				
40	New and Redevelopment	0	3	9
35 Gatehouse Drive	Expanded Parking Lot and Drive Aisles This project proposed to construct 225 new parking spots and associated aisle drives in what is currently a wooded area, grass field, and gravel emergency access road. Much of the proposed development would occur in the Riverfront Area, including 32,315 square feet of permanent impacts. In August 2020, the property owner withdrew the permit application.			
41	Monitoring	0	0	3
175 Wyman St	TCE / PCE groundwater remediation A former Hewlett Packard site, remediation of a TCE (trichloroethene) / PCE (tetrachloroethene) groundwater plume is ongoing. The remediation plan consists of a groundwater containment and treatment system. The groundwater treated by the system discharges to a stormwater retention basin and then to the Hobbs Brook Reservoir. The remediation activities are regulated by the Massachusetts Contingency Plan and the discharge to the reservoir is regulated under the National Pollution Discharge Elimination System (NPDES) Remedial General Permit. In 2018, The Massachusetts Department of Environmental Protection (MassDEP) performed an audit of the of the groundwater containment and treatment system and found no violations of the Massachusetts Contingency Plan. All volatile organic compound (VOC) samples collected from the Hobbs Brook Reservoir through the monitoring program were non-detect in 2020.			
City-wide	ROW Spraying	0	0	2
City of Waltham	Vegetation Management Plan (2020-2024) Vegetation Management Plan (VMP) for public rights of way for the City of Waltham's herbicide spraying for 2015 - 2019. The plan for spraying along public right of ways is approved by MDAR (Massachusetts Department of Agricultural Resources). Spraying herbicides along right of ways is regulated by 333 CMR 11.00.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communications
40	Aquatic Management	0	0	2
35 Gatehouse Drive	Pond Aquatic Management Permit to apply herbicides to manage to aquatic plants and algae in the pond at 35 Gatehouse Drive. The management program began in 2002 and has included treatment of thin-leave pond weed, purple loosestrife, phragmites, and Japanese knotweed. In addition, applications of a copper-based algaecide have been applied as needed.			
Weston				
42	Redevelopment	1	0	1
Route 20 and I-95	WA-17 Wet Pond In October 2012, DOT installed a stormwater wetland system in the RT 20 rotary, upstream of the WA-17 sampling station. To fix water quality issues resulting from stagnant water, in late 2018, CWD and DOT installed a diversion weir to try and divert baseflow from flowing through the pond system, instead traveling on the original flow path to the WA-17 monitoring station.			
43	Monitoring	0	0	3
84 Boston Post Road	Monitoring of MBTE/petroleum contamination Groundwater & Environmental Services (GES), Inc. monitors levels of MTBE and other petroleum-associated groundwater contamination near Stony Brook. A gasoline release was determined to have occurred when a UST was replaced in 1989. Gasoline related compounds were later detected on the site, downstream of the site, and in Stony Brook. RTN 3-2421 covers this contamination. Three other RTNs are linked to the site for which Immediate Response Actions were completed (3-25377, 3-25852, 3-26289). Active, on-site groundwater treatment has ceased, but groundwater and surface water are monitored semi-annually to detect potential rebound. The site is currently in Phase V/Remedy Operation Status. All surface water VOC samples collected from Stony Brook were non-detect in 2020.			
44	ROW Spraying	1	0	3
Central Mass Rail Trail / Eversource ROW 8-2 Access Road (Weston)	Vegetation Management Plan Vegetation Management Plan (VMP) for 2018-2022. The plan is for spraying along Eversource's right of ways and is approved by MDAR (Massachusetts Department of Agricultural Resources). Spraying herbicides along right of ways is regulated by 333 CMR 11.00. In Oct 2020, damage to wetland resources was identified (steep embankment was slumping, a drainage flared end pipe was damaged, and coir logs from access road/rail trail construction were destroyed). Eversource was issued a notice of violation from the Weston Conservation Commission and required to address the issues by November 2020.			
Town-wide	ROW Spraying	0	0	4
Town of Weston	5 Year Vegetation Management Plan (VMP) (2017-2021) The 5-year VMP is for all town-owned right-of-ways in Weston. The plan is approved by MDAR (Massachusetts Department of Agricultural Resources). Spraying herbicides along right-of- ways is regulated by 333 CMR 11.00.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communications
45	ROW Spraying	0	0	1
Fitchburg Line Commuter Rail Right of Way	Vegetation Management Plan (VMP) 2016-2020 VMP for Keolis Commuter Services railroad rights-of-way plan for 2016-2020. The Fitchburg commuter rail line, run by Keolis, goes through Waltham, Weston, and Lincoln in the Cambridge watershed. The plan was approved by MDAR (Massachusetts Department of Agricultural Resources). Spraying herbicides along right-of-ways is regulated by 333 CMR 11.00.			
12	Aquatic Management	0	0	2
275 Meadowbrook Road	Aquatic Management Plan An aquatic management plant to control aquatic weeds, algae, and invasive aquatics in ponds on the Weston Golf Course. The original permit allowed the control of invasive weeds in the 7th Green Pond and the 7th Tee Pond. Both ponds outlet to tributaries that drain to the Stony Brook Reservoir. In 2013, the Weston Golf Club submitted a request to the Weston Conservation Commission to amend the Order of Conditions to allow for algae and chemical treatments in the 11th and 12th hole ponds, which drain to the 7th Green Pond. The permit was renewed in 2019 through 2022. The plan specifically mentions water chestnut, purple loosestrife, and common cattail as target species. Approved management actions include: mechanical invasive plant removal through hydro-raking, hand pulling for water chestnuts, herbicides for plants and algae, and bank stabilization. To protect the water supply, the Golf Course will install stop logs and/or sandbags to prevent outflow from the ponds for at least 24 hours after herbicide applications and inflow will be reduced by installing stop logs at holes 11 and 12. Approved chemicals in the plan include Reward (diquat dibromide), Rodeo, Captain XTR (copper-based algaecide), Clearcast, Clipper, and Renovate 3 (triclopyr, for aquatic herbaceous).			

*Hearings for which CWD staff both attended and submitted written comments were tallied as a single count

Appendix D

Projects in Planning and Permitting as of December 31, 2020

Site Monitoring Report

Projects in Planning and Permitting

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
Cambridge				
34	Redevelopment	0	0	10
343 Fresh Pond Parkway	Gas tank and dispenser replacements The project proposal is to install a new underground storage tank (gasoline), replace dispensers, perform other site upgrades, and create new parking within the Zone A (400 foot buffer) of Fresh Pond.			
46	Redevelopment	0	0	0
406 Concord Avenue	Parking Lot Rehabilitation and Building Modifications A portion of the parcel falls within the Zone A of Fresh Pond. The project was originally proposed to make modifications to the existing buildings. However, the site has an activity use limitation (AUL) and the parking lot needed to be fixed to prevent groundwater contamination. The project will require a full depth excavation and may include new stormwater infrastructure. No new sewer lines, aboveground storage tanks, or belowground storage tanks are proposed.			
Lexington				
47	New Development	0	2	2
15-17 Fairland St and 185 Lincoln St	14-unit Residential Subdivision The site currently contains three single family homes and is primarily forested. No stormwater infrastructure currently exists. Under proposed conditions, there will be six single unit residences and four 2-unit residences served by a loop road/driveway. An existing structure on Lincoln St will remain, with a path connecting the new units to Lincoln St. Stormwater treatment will be provided by deep sump hooded catch basins, followed by deep sump manholes, before discharging the stormwater to a subsurface infiltration system. There are no wetlands, Zone A, or water resources on the site. Sewerage will be connected to the Town sewer system.			
48	New Development	0	0	0
Tracer Ln	Solar Farm A proposal to construct a solar farm. The project would entail clearing forested land along and near an utility easement and bordering CWD property near the Hobbs Brook Reservoir. The applicant has requested use of the CWD access road from Trapelo Rd during construction. The site is currently a mix of forested land, grass, and shrubs. Survey work was completed in winter of 2017.			
Lincoln				
49	New Development	0	2	1
69 Page Road	Pool, Pool House, and New Sewer/Septic The proposed project will build a new inground pool, pool house, and line to connect sewer waste from the pool house to the existing structure. The proposed facilities are located within a 100-foot wetland buffer zone as well as within the Zone A. The project includes buffer zone restoration and converting lawn to buffer zone plantings. The proposed pool house would have a vegetated green roof.			
50	New and Redevelopment	0	0	1
58 Trapelo Rd	Lot subdivision Property owner is considering subdividing the property. Lincoln has a bylaw that does not allow structures to be built within 100 feet of a wetland in lots created after 2003. Lincoln also has a 100 foot no-disturb zone around a vernal pool. These constrains likely mean it is not possible to subdivide.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
51	Septic	0	0	1
176 Trapelo Rd	Replacement septic system			
	This site consists of a 3-bedroom single family home needing to replace an existing septic system. The entire parcel is within 400 ft of Hobbs Brook Reservoir. The new system will be an enhanced treatment leach field (Presby Environmental System). The replacement system has maximized the distance from the Hobbs Brook Reservoir.			
52	Septic	0	0	1
73 Old County Road	Septic System Replacement			
	The entire parcel is within the 400-foot Zone A of Hobbs Brook Reservoir. The project is to replace an existing septic system with no increase in flow. The replacement system will be a Presby Advanced Enviro-Septic leaching field which will provide improved treatment over the existing system. Setback distances from Hobbs Brook Reservoir have been maximized to the extent possible.			
53	Septic	0	0	1
99 Winter Street	Replacement Septic System			
	This project is to replace a failed septic system for a single-family home. Due to ledge outcroppings on the east side of the house, wetlands in the back, and insufficient space in the front between the house and the road, the system has to be replaced in its current location. This means that the soil absorption system is within 100 feet of the wetland and 116 feet away from a tributary to a water supply. The system will serve the same number of bedrooms as existing. The system will have 5 ft of separation to groundwater so no variance is needed for that.			
54	Utility	0	0	8
Old County Road J-3 Pipeline	J-3 Pipeline Cathodic Protection Project			
	Algonquin Gas is considering a cathodic protection project to prevent corrosion of the pipeline. Enbridge contacted CWD to inquire about using CWD property near Hobbs Brook Reservoir to site the equipment and perform survey work of the property. Other properties in the area are also being evaluated.			
Waltham				
55	New Development	0	0	0
305 Winter St	Residential 40B Development			
	The project will redevelop an existing building used for storage and distribution of mil-spec fasteners into a multi-family residential development. The existing site has no stormwater treatment. The new development will include a pool, surface parking, and garage parking. Because the project will increase impervious cover, the project is being considered a new development. The project is located on the border of the Cambridge watershed. Runoff flowing overland towards the west goes to the Hobbs Brook Reservoir watershed. Stormwater from the piped drainage system that services steep portion of the driveway, as well as the proposed overflow pipe from the infiltration basin (which receives runoff from the roof area, and upper driveway/parking area), will flow outside the Cambridge watershed toward Chester Brook. The stormwater treatment system includes deep sump hooded catch basins, proprietary water quality units, a subsurface infiltration system and an above ground infiltration basin.			
40	New Development	0	0	2
35 Gatehouse Drive	New Parking Lots			
	The project will construct a set of new parking lots near an existing lot in an area currently a mix of grass, volleyball court, and woods. A small amount of the project is within the 100-foot buffer zone of Hobbs Brook, but is otherwise outside of resource areas. Stormwater treatment will occur through deep sump hooded catch basins, a subsurface infiltration system, bioretention basin, and a subsurface sand filter that discharges to a level spreader. Overflow from the subsurface infiltration system will discharge into an existing stormwater basin.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
56	Redevelopment	0	0	0
130/180 Third Ave	Office Park Redevelopment			
	This project proposed to redevelop four parcels containing old office buildings into a new office park at 130 and 180 Third Ave. Each parcel was designed to independently comply with the Massachusetts Stormwater Standards. Most of the parking is proposed within a garage, with only 25 surface spots at 130 Third Ave and six surface spots at 180 Third Ave. Under existing conditions, water discharges to the I-95 drainage system without treatment. While impervious cover at 130 Third Ave decreases, it will increase at 180 Third Ave for a net increase of 1.5 acres. Water quality treatment will be provided by a combination of deep sump hooded catch basins, sediment forebays, bioretention areas, isolator rows, subsurface sand filters, and water quality units. Construction of 130 Third Ave was completed in 2016. In April 2019, the applicant applied for a variance to reduce the number of parking spaces so that blasting could be minimized during the parking garage construction at 180 Third Ave. No changes to the drainage system were proposed.			
57	Redevelopment	0	1	3
1560 Trapelo Rd	Fitness Center and Café/Patio Update			
	The applicant proposes relocate 3 existing parking spaces to create an outdoor patio. The applicant agreed to install a Stormceptor® to treat portion of the parking lot discharging near Hobbs Brook Reservoir which currently only receives treatment from catch basins.			
58	Redevelopment	0	0	1
305 Second Ave	MIM - Medical Marijuana Dispensary			
	The project proposes to redevelop a building and parking area into a medical marijuana dispensary. The building and parking area layout will remain mostly the same, although impervious cover will decrease slightly in the parking area. The site currently lacks stormwater treatment except for catch basins. Under proposed conditions, the existing catch basins will be replaced with deep sump hooded basins and stormwater will be treated with a water quality unit prior to discharging into the Waltham drainage system. Aside from a slight decrease in impervious cover, no new infiltration capacity is proposed.			
59	Redevelopment	0	0	2
71 Second Ave	Costco Fuel Station			
	The proposed gas station for Costco members will be located in the existing footprint of the Costco parking lot. In addition, an expanded driveway/entrance way is proposed to connect the site to the adjoining Embassy Suites property and Winter St. The proposed underground storage tank for the fuel will be located outside the Zone A. The stormwater management system on the Embassy Suites portion will include deep sump hooded catch basins, a proprietary WQU, and a subsurface infiltration system. On the gas station portion, the propose system will include deep sump hooded catch basins with float valves, oil water separators, proprietary water quality units, and an existing infiltration pipe.			
26	Redevelopment	0	1	3
80 Second Ave	Former Coca Cola Plant Redevelopment			
	This project proposes to redevelop the former Coca Cola factory site to accommodate a retail store on the northern part of the parcel. The site currently does not provide stormwater treatment. The proposed redevelopment will reduce impervious cover by 9,147 square feet, although there will be an increase in surface parking due to conversion of roof area. All stormwater from the site will ultimately discharge to the drainage system in Second Ave. Stormwater from the northern parking area will be treated by exfiltrating bioretention areas with underdrains that lead to a water quality unit for further treatment. Runoff from the truck loading dock area in the northeast of the building will be treated by a proprietary unit, along with the roof runoff.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
26	Redevelopment	0	1	5
80 Second Ave	Utility Upgrade and Pavement Sealing and Repainting The site is being redeveloped for two different tenants. This project is to redevelop the southern part of the parcel. The proposed work includes upgrading utilities, replacing a sewer line, sealing the pavement, and adding a water quality treatment swale. The treatment swale will receive stormwater from the southern parking area via curb cuts, allowing water to bypass an existing catch basin and flow to the wetland via the water quality swale instead.			
60	Utility	0	0	1
38 Wimbledon Circle Pump Station	Pump station improvement project The City of Waltham is proposing to demolish an existing sewage pump station and rebuild a new station in the same footprint. A portion of the pump station is within the Zone A (400-foot buffer) of Hobbs Brook Reservoir and within a 100-foot wetland buffer zone. The station will include a replacement propane generator and will have high and low water alarms. There is no improvement to stormwater management proposed, although the project will result in a slight decrease in impervious cover and will remove a small portion of the access drive that currently encroaches onto CWD property.			
61	Utility	0	0	1
Tower Road, Bear Hill Road, and Second Ave Pump Station	Sewer Work The City of Waltham plans to clean and repair sewer lines along Bear Hill Road, Tower Rd, and near the Second Ave Pump station.			
Weston				
62	New and Redevelopment	0	0	1
104 Boston Post Road	40B Apartment Complex The project is a 40B affordable housing proposal for approximately 150 units. The site is directly adjacent to CWD property bordering the Stony Brook Reservoir and is almost entirely within the Zone A (400-foot buffer) of the reservoir. The Weston Zoning Board of Appeals (ZBA) denied the permit in October of 2017 in part because of water quality concerns for the Stony Brook Reservoir and the proposed construction of the evaporative wastewater treatment plant (WWTP). The plant is proposed to be evaporative because surface and groundwater discharges from WWTPs are not typically allowed in the Zone A. The applicant appealed the ZBA decision to the Housing Appeals Committee (HAC). The project continues to move the appeals process with the HAC. The Cambridge Law Department has been representing CWD throughout the permitting and appeals processes.			
63	New and Redevelopment	0	4	15
71 Concord Road	New Garage and After-the-fact Septic System The project proposes to remove an existing garage in the 25 ft wetland buffer, construct a new garage, and adjust the driveway at a single-family home. In addition, the Weston Board of Health will require annual inspection and pumping of a new septic system that was installed within 100 feet of a wetland bordering a tributary to a water supply.			
64	New and Redevelopment	0	1	3
751 - 761 Boston Post Road	Modera Weston - Friendly 40B development The project proposal is a Local Initiative Petition (LIP) to develop the 61.79-acre parcel into an 180-unit affordable housing complex with a pool area. The site is primarily forested with wetlands. It boarders the new Mass Central Rail Trail as well as Weston Conservation land. Closer to Boston Post Road, the site also currently contains single family dwellings, driveways and walkways, barns, and remnant structures. Although the project will result in an increase in impervious cover, the proposed project will meet the 10 Massachusetts Stormwater Standards. Water quality treatment will be provided using deep sump hooded catch basins, proprietary water quality units, and subsurface infiltration systems.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
65	New Development	0	0	1
79 Drabbington Way	New Shed in Riverfront Area at Single Family Home The project proposes to construct a 14'x20' shed in the Riverfront Area Hobbs Brook. The shed will be placed on blocks with no earth work involved in it's installation. The shed will be located on existing lawn ~ 180 ft from the brook. There will be a 12" deep trench dug to install an electric line from the house.			
66	New Development	0	0	1
36 Church St	New Residential Parcel The property owner is considering splitting the site to add a new residential parcel.			
67	New Development	0	0	1
5 Colchester Road (0 Conant)	New Single-Family Home This project will construct a new single-family home and new septic system on a currently wooded lot. The proposed home will have a porous pavement and permeable paver driveway, a subsurface infiltration system, and two infiltration trenches. The stormwater treatment/infiltration system will equal or reduce peak runoff rates compared to existing conditions. The system will also meet the Massachusetts Stormwater Standards infiltration requirements. The proposed driveway and house will go through the 100 ft buffer zone.			
68	Redevelopment	0	0	0
416 Conant Road	New Single-Family Home and Septic System In 2019, an Order of Conditions was issued for a new septic system (replacing a cesspool) and well. However, the parcel was sold afterwards, and the septic system never built. The well was constructed, but in an incorrect location requiring an enforcement order to add blueberry plantings. With the latest project update, the single-family home will be razed and a new home rebuilt. The project will be similar in size with a proposed stormwater infiltration system. The site was redesigned so that the septic system will be located outside the 100 ft buffer zone.			
79	Redevelopment	0	0	3
661 Boston Post Road	Single Family Home Septic System Replacement The project proposes to replace a failed septic system at a single-family home. Nearly the entire parcel is located within the Zone A. The project will site the soil absorption system outside the 100-foot wetland buffer zone, although the new tank and pump chamber will remain in the 100 ft buffer zone. The new septic tank will be watertight. The tank also has a high-water alarm.			
70	Restoration	0	0	1
Concord Rd at Cherry Brook	Concord Rd Culvert Replacement Through a Massachusetts Division of Ecological Restoration grant, Weston received funding to perform a hydrologic & hydraulic (H/H) analysis to evaluate upsizing the culvert to meet the MA Stream Crossing standards. The Conservation Commission recommended Scenario 4 from the study, which would involve upsizing the Concord Road culvert to meet the stream crossing standards, and a slight upsizing of the Merriam Street culvert to accommodate increased flows. However, this scenario would also include increasing storage at College Pond.			
71	Septic	0	0	5
176 North Ave	Septic System Replacement The project proposes to replace an existing failed septic system. The system will be designed to treat the same number of bedrooms. The property includes a drainage pipe that outlets to an intermittent stream. The project has requested a variance due to not being able to meet the 100-foot setback for a drainage pipe discharging to a tributary to a water supply. The soil absorption system will have 5 feet of separation to groundwater.			

Map No. and Address	Project Type and Description	Number of Site Visits	Hearings Attended/ Comments Submitted*	Project Communication
72	Wastewater Treatment	0	0	0
133 Boston Post Road	Weston Corporate Campus Originally a quarry site, the parcel was redeveloped around 2009 into a corporate office park campus. In 2019, the site needed to renew its groundwater discharge permit for the waste water treatment plant. The permit was originally issued before new regulations prohibited discharges in the Zone A. Current MassDEP regulations do not allow new discharges in the Zone A, but do allow discharges that were permitted before 2009 to remain provided that more stringent water quality and monitoring requirements are met. This new permit is for the same amount of volume (34,000 gpd) as the original. It will require any discharges in the Zone A to meet the more stringent requirements by January 2021.			
12	Wastewater Treatment	0	0	1
275 Meadowbrook Road	Construction of New Wastewater Treatment Facility The Weston Golf Club is under an Administrative Consent Order (ACO) with MassDEP to build a wastewater treatment facility and obtain a Groundwater Discharge Permit for subsurface disposal of treated wastewater. Prior to building the facility, the Golf Club must perform a hydrogeological evaluation to assess the suitability of the proposed leaching field location. The current proposed leaching field location is in the existing driving range and outside the Zone A. The estimated design flow is 20,000 gallons to serve existing facilities and a possible expansion.			

*Hearings for which CWD staff both attended and submitted written comments were tallied as a single count